

BUTLER & STAG



Ceram Court, Bow, E3
London

Guide Price £425,000



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Guide Price £425,000 - £450,000 Discover this stylish, modern 2-bedroom, 2-bathroom apartment offering breath-taking views of Canary Wharf and a large private balcony. Located in the vibrant area of Bow, this property is just moments from the Limehouse Cut Canal, providing a scenic and tranquil setting while keeping you well-connected to the heart of London.

- Situated On The Third Floor
- Light-Filled, Well-Proportioned Rooms
- Contemporary High-Spec Finish
- Secure Gated Development
- South Facing Canary Wharf Views
- Two Private Balconies
- Two Bedroom Apartment
- Concierge Service



The heart of the home is a bright and spacious open-plan living and dining area, flooded with natural light thanks to full-height glazing and direct access onto a large private south-facing balcony – the perfect spot for morning coffee or evening drinks while enjoying uninterrupted views of the Canary Wharf skyline. A second private balcony adds further outdoor space, enhancing both practicality and lifestyle appeal.

The contemporary kitchen is fully fitted with integrated appliances and sleek cabinetry, seamlessly flowing into the reception space – ideal for entertaining or modern day-to-day living.

Both bedrooms are well-proportioned doubles, with the principal bedroom benefiting from a stylish en-suite shower room. A modern family bathroom and excellent built-in storage complete the internal accommodation.

Residents of Ceram Court enjoy the added benefit of a concierge service, secure entry system and well-kept communal areas, offering both convenience and peace of mind.

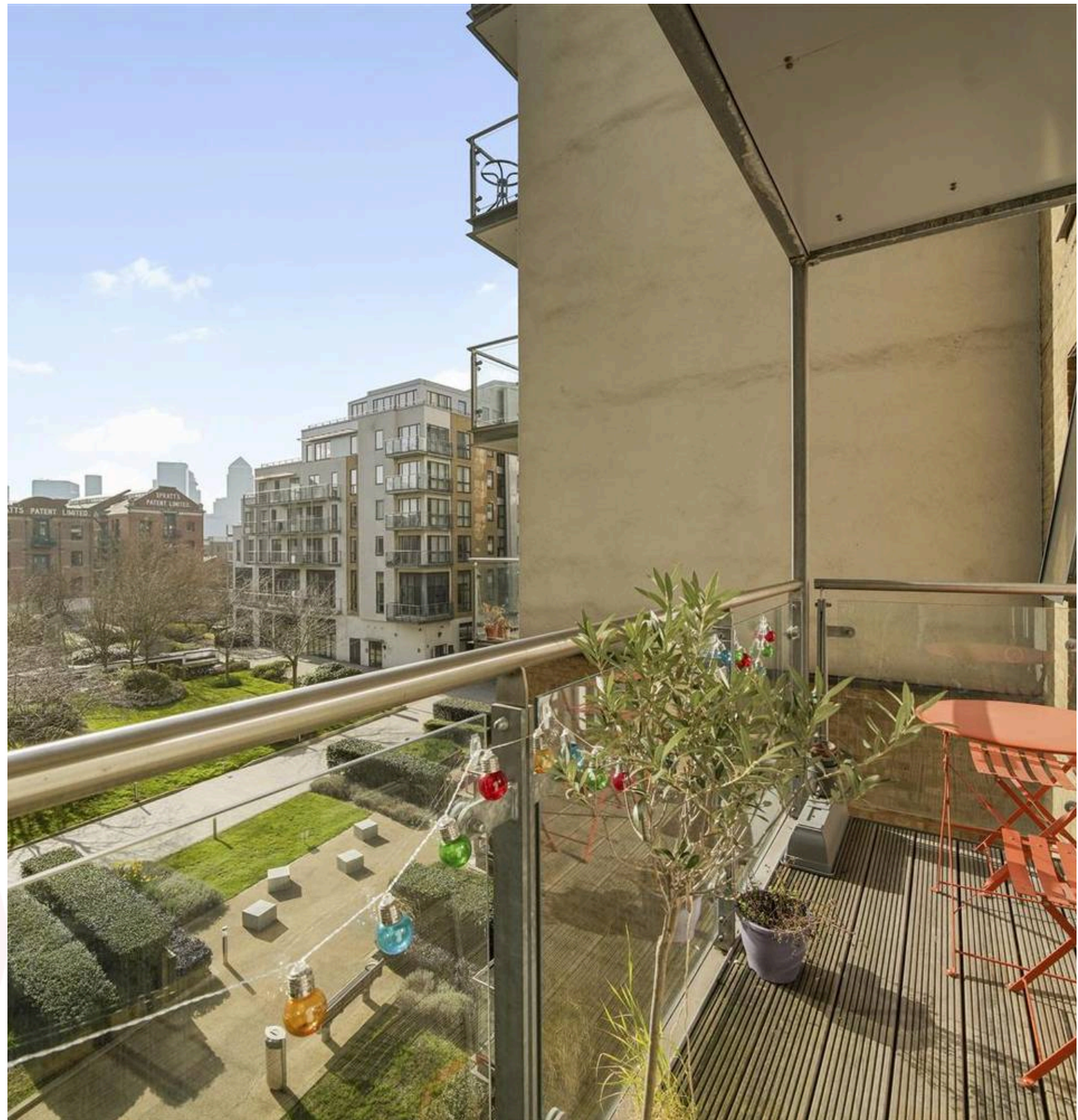
Positioned within easy reach of Victoria Park, Hackney Wick, Canary Wharf and Stratford, the property is perfectly located for professionals and investors alike, with excellent transport links connecting you swiftly to the City and beyond.

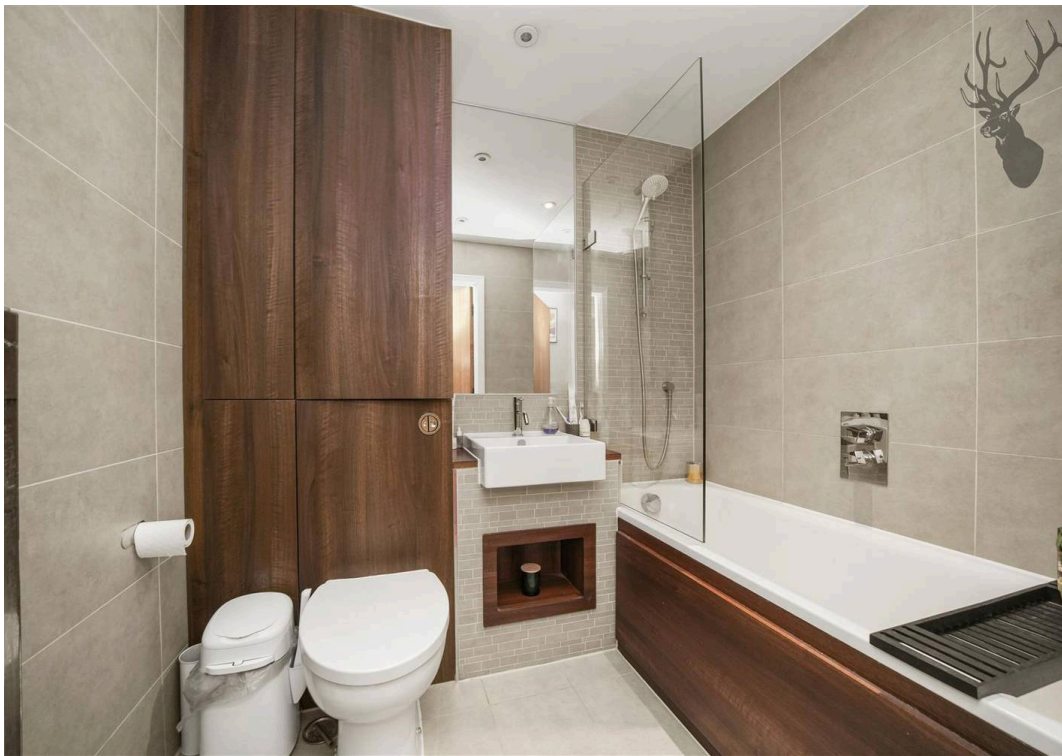
A superb opportunity to acquire a bright, turn-key apartment with private outdoor space and iconic skyline views in one of East London's most dynamic neighbourhoods.

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: B



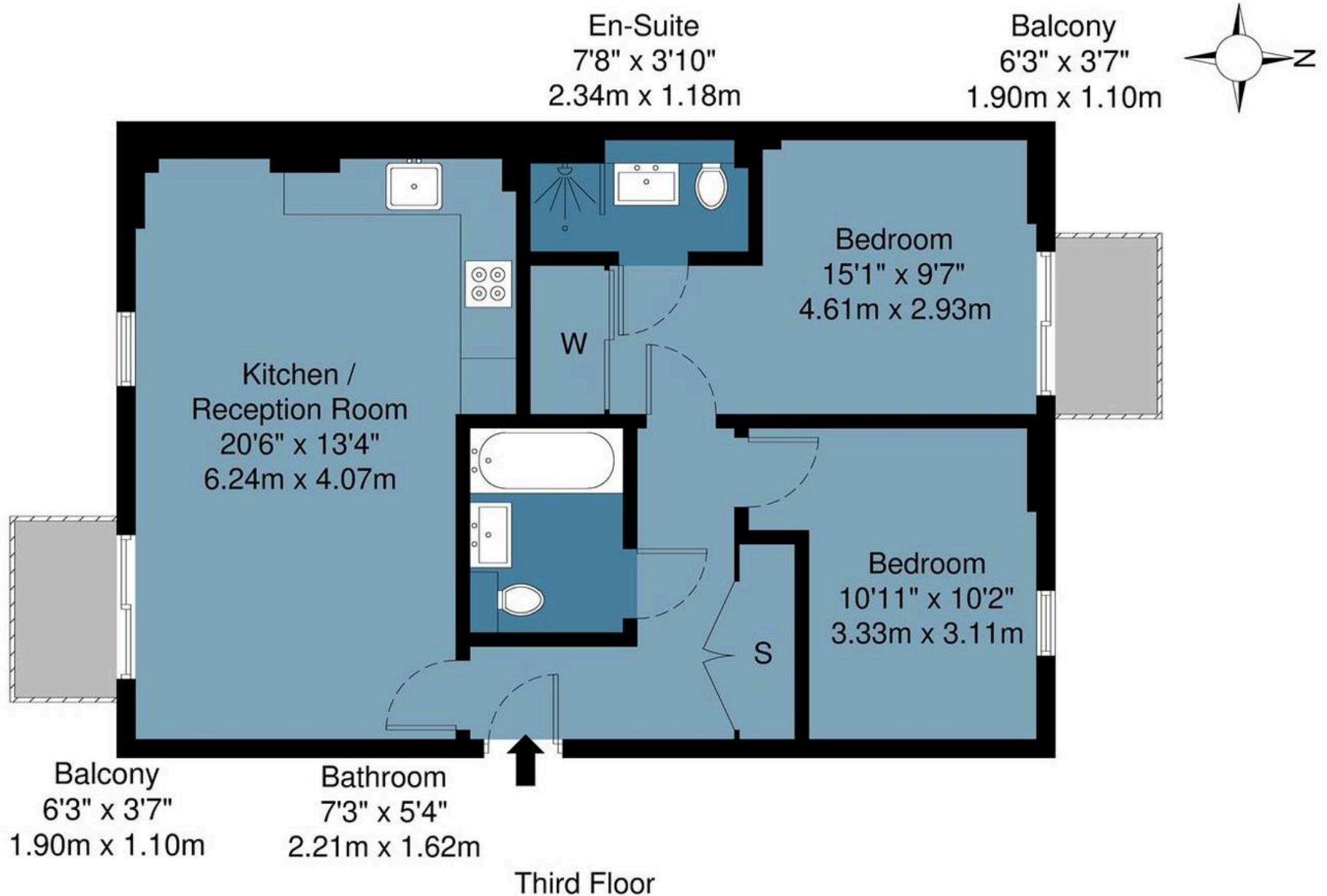




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Approx Gross Internal Area : 61.7 sq m / 664 sq ft

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Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.

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We Make Moving Home Easy.

At Butler and Stag, we do more than just connect London to West Essex – we make the move seamless. With offices spanning from vibrant East London to the tranquillity of West Essex, we understand the nuances of each area and the journey people take between them. Our marketing goes beyond standard listings, showcasing every property with precision, creativity, and reach that others simply can't match. Coupled with an unparalleled attention to detail, from first enquiry to final move-in, we ensure every client and customer feels informed, supported, and confident. Simply put, we do the little things that make a big difference, setting us apart in every step of the property experience.



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Book your **FREE** valuation now



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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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